

# 11 York Street, Manchester SKA and BREEAM



[www.elementsustainability.co.uk](http://www.elementsustainability.co.uk)

**Clients:** Avison Young  
**Sector:** Commercial - Office  
**Project completion:** April 2023  
**RIBA Stages:** Stages 2-6

## Development Description:

- The Cat B fit-out of the sixth floor, for **Avison Young**. The scope of works was the first fit-out of a new building.
- The site is located within the city centre of Manchester on York Street.
- **Avison Young** occupying the 6<sup>th</sup> floor required a **SKA Gold** certification and BREEAM rating of 'Very Good'.

## Added Value:

- The joint management of the BREEAM and SKA Assessments concurrently by a single assessor ensured efficiencies for the design and construction teams to streamline the assessment and minimise costs.
- Our Assessor applied their experience and knowledge of both BREEAM and SKA to ensure compliance across the scheme and different assessment methodologies was achieved.

## Our Services:

Element Sustainability provided a range of services for the proposed Cat B fit-out works, throughout the design and construction phases:

- **SKA Assessment** to ensure the scope of works achieve a **SKA Gold** certification.
- **BREEAM Assessment** to ensure the fit-out achieved a 'Very Good' certification.
- **BREEAM Accredited Professional** providing additional support throughout the construction phase.

